

071.0

0002

0019.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

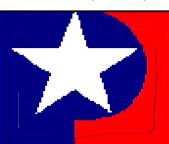
Total Card / Total Parcel

USE VALUE:

1,260,500 / 1,260,500

ASSESSED:

1,260,500 / 1,260,500


**Patriot**  
 Properties Inc.

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
71		BEVERLY RD, ARLINGTON

## OWNERSHIP

Owner 1:	MARQUIS BRIAN J/ETAL	
Owner 2:	MARQUIS LISA M	
Owner 3:		

Street 1:	71 BEVERLY ROAD	
Street 2:		

Twn/City:	ARLINGTON	
St/Prov:	MA	Cntry:
Postal:	02474	Type:

PREVIOUS OWNER		
Owner 1:		
Owner 2:		
Street 1:		
Twn/City:		
St/Prov:		Cntry:
Postal:		

NARRATIVE DESCRIPTION		
This parcel contains 12,200 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1948, having primarily Clapboard Exterior and 3021 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.		

OTHER ASSESSMENTS		
Code	Descrip/No	Amount
		Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		12200		Sq. Ft.	Site		0	70.	0.97	4			View	50					825,297						825,300	

## IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										45365
										GIS Ref
										GIS Ref
										Insp Date
										10/22/18

## PREVIOUS ASSESSMENT

Parcel ID										
Tax Yr Use Cat Bldg Value Yrd Items Land Size Land Value Total Value Asses'd Value Notes Date										
2020	101	FV	435,200	0	12,200.	825,300	1,260,500	1,260,500	Year End Roll	12/18/2019
2019	101	FV	342,000	500	12,200.	825,300	1,167,800	1,167,800	Year End Roll	1/3/2019
2018	101	FV	342,000	500	12,200.	707,400	1,049,900	1,049,900	Year End Roll	12/20/2017
2017	101	FV	342,000	500	12,200.	660,200	1,002,700	1,002,700	Year End Roll	1/3/2017
2016	101	FV	342,000	500	12,200.	565,900	908,400	908,400	Year End	1/4/2016
2015	101	FV	340,400	500	12,200.	507,000	847,900	847,900	Year End Roll	12/11/2014
2014	101	FV	340,400	500	12,200.	469,200	810,100	810,100	Year End Roll	12/16/2013
2013	101	FV	340,400	500	12,200.	447,400	788,300	788,300		12/13/2012

## SALES INFORMATION

TAX DISTRICT										PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes				
LEE HARRY B JR	1131-51		8/19/1994		401,200	No	No	Y					

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
10/23/2013	1578	Manual	13,800	C					10/22/2018	MEAS&NOTICE	BS	Barbara S
7/15/1996	326		11,000					WINDOWS/REPAIRS	3/3/2014	Info Fm Prmt	EMK	Ellen K
									5/29/2009	Measured	189	PATRIOT
									4/20/2000	Inspected	243	PATRIOT
									11/2/1999	Mailer Sent		
									10/13/1999	Measured	267	PATRIOT
									11/1/1989		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA / / /

